

CITY OF GRAND JUNCTION, COLORADO

RESOLUTION NO. 78-03

A RESOLUTION ACCEPTING PETITIONS FOR ANNEXATION, MAKING CERTAIN FINDINGS, DETERMINING THAT PROPERTY KNOWN AS

MONUMENT PRESBYTERIAN CHURCH ANNEXATION

A SERIAL ANNEXATION COMPRISING MONUMENT PRESBYTERIAN CHURCH ANNEXATION NO. 1, MONUMENT PRESBYTERIAN CHURCH ANNEXATION NO. 2, MONUMENT PRESBYTERIAN CHURCH ANNEXATION NO. 3 AND MONUMENT PRESBYTERIAN CHURCH ANNEXATION NO. 4

LOCATED at 2020 1/2 SOUTH BROADWAY AND INCLUDING A PORTION OF SOUTH BROADWAY RIGHT-OF-WAY

IS ELIGIBLE FOR ANNEXATION

WHEREAS, on the 16th day of July, 2003, a petition was referred to the City Council of the City of Grand Junction, Colorado, for annexation to said City of the following property situate in Mesa County, Colorado, and described as follows:

MONUMENT PRESBYTERIAN CHURCH ANNEXATION

Monument Presbyterian Church Annexation No. 1

A certain parcel of land lying in the Northwest Quarter (NW 1/4) of Section 22, Township 11 South, Range 101 West of the 6th Principal Meridian, County of Mesa, State of Colorado, being more particularly described as follows:

Beginning at the Southeast corner of the Southwest Quarter of the Northwest Quarter (SW 1/4 NW 1/4) of Section 22, Township 11 South, Range 101 West of the 6th Principal Meridian, and assuming the South line of the SW 1/4 NW 1/4 of said Section 22 bears S 89°50'40" W with all other bearings contained herein being relative thereto; thence from said Point of Beginning, S 89°50'40"W along the South line of the SW 1/4 NW 1/4 of said Section 22, a distance of 69.90 feet; thence N 00°09'20" W a distance of 5.00 feet; thence N 89°50'40" E along a line 5.00 feet North of and parallel to, the South line of the SW 1/4 NW 1/4 of said Section 22, a distance of 64.80 feet; thence N 00°56'37" W along a line 5.00 feet West of and parallel to, the East line of the SW 1/4 NW 1/4 of said Section 22, a distance of 15.02 feet to a point on the North right of way for E 1/2

Road; thence N 89°50'40" E along said North right of way, a distance of 5.00 feet to a point on the East line of the SW 1/4 NW 1/4 of said Section 22; thence S 00°56'37" E, along the East line of the SW 1/4 NW 1/4 of said Section 22, a distance of 20.02 feet, more or less, to the Point of Beginning.

Containing 0.0097 Acres (424.37 Sq. Ft.), more or less, as described.

Monument Presbyterian Church Annexation No. 2

A certain parcel of land lying in the Northwest Quarter (NW 1/4) of Section 22, Township 11 South, Range 101 West of the 6th Principal Meridian, County of Mesa, State of Colorado, being more particularly described as follows:

Commencing at the Southeast corner of the Southwest Quarter of the Northwest Quarter (SW 1/4 NW 1/4) of Section 22, Township 11 South, Range 101 West of the 6th Principal Meridian, and assuming the South line of the SW 1/4 NW 1/4 of said Section 22 bears S 89°50'40" W with all other bearings contained herein being relative thereto; thence from said Point of Commencement, S 89°50'40" W along the South line of the SW 1/4 NW 1/4 of said Section 22, a distance of 69.90 feet to the Point of beginning; thence from said Point of Beginning, continue S 89°50'40" W along the South line of the SW 1/4 NW 1/4 of said Section 22, a distance of 169.00 feet; thence N 00°09'20" W a distance of 10.00 feet; thence N 89°50'40" E along a line 10.00 feet North of and parallel to, the South line of the SW 1/4 NW 1/4 of said Section 22, a distance of 228.76 feet; thence N 00°56'37" W along a line 10.00 feet West of and parallel to, the East line of the SW 1/4 NW 1/4 of said Section 22, a distance of 10.02 feet to a point on the North right of way for E 1/2 Road; thence N 89°50'40" E along said North right of way, a distance of 5.00 feet; thence S 00°56'37" E along a line 5.00 feet West of and parallel to, the East line of the SW 1/4 NW 1/4 of said Section 22, a distance of 15.02 feet; thence S 89°50'40" W a distance of 64.83 feet; thence S 00°09'20" E a distance of 5.00 feet, more or less, to the Point of Beginning.

Containing 0.0474 Acres (2,064.02 Sq. Ft.), more or less, as described.

Monument Presbyterian Church Annexation No. 3

A certain parcel of land lying in the Northwest Quarter (NW 1/4) of Section 22, Township 11 South, Range 101 West of the 6th Principal Meridian, County of Mesa, State of Colorado, being more particularly described as follows:

Commencing at the Southeast corner of the Southwest Quarter of the Northwest Quarter (SW 1/4 NW 1/4) of Section 22, Township 11 South, Range 101 West of the 6th Principal Meridian, and assuming the South line of the SW 1/4 NW 1/4 of said Section 22 bears S 89°50'40" W with all other bearings contained herein being relative thereto; thence from said Point of Commencement, S 89°50'40" W along the South line of the SW 1/4 NW 1/4 of said Section 22, a distance of 238.90 feet to the POINT OF BEGINNING; thence from said Point of Beginning, continue S 89°50'40" W along the South line of the SW 1/4 NW 1/4 of said Section 22, a distance of 414.49 feet; thence N 01°04'31" W a distance of 20.02 feet to a point on the North right of way for E 1/2 Road; thence N 89°50'40" E along said North right of way, a distance of 643.42 feet; thence S 00°56'37" E along a line 10.00 feet West of and parallel to, the East line of the SW 1/4 NW 1/4 of said Section 22, a distance of 10.02 feet; thence S 89°50'40" W along a line 10.00 feet North of and parallel to, the South line of the SW 1/4 NW 1/4 of said Section 22, a distance of 228.76 feet; thence S 00°09'20" W a distance of 5.00 feet, more or less, to the Point of Beginning.

Containing 0.243 Acres (10,589.50 Sq. Ft.), more or less, as described.

Monument Presbyterian Church Annexation No. 4

A certain parcel of land being a portion of Lot 3, Block 134, Cunningham Redlands Subdivision, as same is recorded in Plat Book 4, Page 19, Public Records of Mesa County, Colorado, and a portion of that certain vacated road right of way as recorded in Book 1163, Page 20, Public Records of Mesa County, Colorado and lying in the Northwest Quarter (NW 1/4) of Section 22, Township 11 South, Range 101 West of the 6th Principal Meridian, County of Mesa, State of Colorado, being more particularly described as follows:

Commencing at the Southeast corner of the Southwest Quarter of the Northwest Quarter (SW 1/4 NW 1/4) of Section 22, Township 11 South, Range 101 West of the 6th Principal Meridian, and assuming the South line of the SW 1/4 NW 1/4 of said Section 22 bears S 89°50'40" W with all other bearings contained herein being

relative thereto; thence N 00°56'37" W along the East line of the SW 1/4 NW 1/4 of said Section 22, a distance of 226.19 feet to the POINT OF BEGINNING; thence from said Point of Beginning, S 89°24'09" W a distance of 174.86 feet; thence S 00°51'29" E a distance of 204.82 feet, more or less, to a point on the North right of way for E 1/2 Road; thence S 89°50'41" W, along said North right of way, a distance of 478.25 feet; thence N 01°04'31" W a distance of 645.78 feet; thence N 89°50'55" E a distance of 654.94 feet, more or less, to a point on the East line of the SW 1/4 NW 1/4 of said Section 22; thence S 00°56'37" E, along said East line, a distance of 439.54 feet, more or less, to the Point of Beginning.

Containing 8.871 Acres (386,423.46 Sq. Ft.), more or less, as described.

WHEREAS, a hearing on the petition was duly held after proper notice on the 20th day of August, 2003;

WHEREAS, the Council has found and determined and does hereby find and determine that said petition is in substantial compliance with statutory requirements therefore; that one-sixth of the perimeter of the area proposed to be annexed is contiguous with the City; that a community of interest exists between the territory and the future; that the said territory is integrated or is capable of being integrated with said City; that no land held in identical ownership has been divided without the consent of the landowner; that no land held in identical ownership comprising more than twenty acres which, together with the buildings and improvements thereon, has an assessed valuation in excess of two hundred thousand dollars is included without the landowner's consent; and that no election is required under the Municipal Annexation Act of 1965.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GRAND JUNCTION THAT:

The said territory is eligible for the annexation to the City of Grand Junction, Colorado, and should be so annexed by Ordinance.

ADOPTED this 20th day of August, 2003.

Attest:

/s/ Stephanie Tuin
City Clerk

/s/ Harry Butler
President of the Council Pro Tem